

Plan Review Process – New Commercial Buildings

The City of Gaithersburg Permits and Inspections Division reviews new building construction plans for conformance with the following codes:

1. The International Building Code/2000
2. The Life Safety Code, NFPA 101/2000
3. The International Mechanical Code/2000
4. The National Electrical Code/2002
5. The Maryland Accessibility Code/2002, COMAR 05.02.02 (references ADAAG)
6. The International Energy Code/2000

Agencies outside of the City of Gaithersburg review new building construction plans for the following areas:

1. WSSC reviews plans for Plumbing and Gasfitting code conformance. WSSC uses their own code, *not* the International Plumbing Code.(301-206-8886, plan review section)
2. The Montgomery County Department of Health performs health code review. (240-777-3986)
3. The State of Maryland has full authority over elevator installations. (410-767-2350)

Separate plan submissions, apart from the building permit plan submission, are as follows:

1. Fire sprinkler plans are required to be submitted separately to the City Fire Marshal.
2. Fire alarm plans are required to be submitted separately to the City Fire Marshal.
3. Sign plans must be submitted separately to Planning and Code Administration.
4. Plans for grading, sediment control, site work, public improvements, etc., are not to be included with building plans. (Include one copy of the approved site plan, only, per each set of plans.)